

229 Mustang Street  
Cochrane, Alberta

MLS # A2158579



## \$659,990

<b>Division:</b>	Heartland		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,949 sq.ft.	<b>Age:</b>	2022 (2 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Corner Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-MX
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Quartz Counters, See Remarks		

**Inclusions:** Window Coverings

This location cannot be beat! Welcome to the family friendly community of Heartland. This is a warm and inviting corner home with large windows that allows for a lot of sunlight. This stunning 2 storey home boasts a spacious floor plan, perfect for growing families or those who love to entertain. The main level features a large, modern kitchen with ample counter space and stainless steel appliances, making meal prep a breeze. The adjacent family room provides a cozy ambience offering a perfect space to unwind after a long day. The dining area seamlessly flows from the living room, ideal for hosting dinner parties or intimate family gatherings. Upstairs, the second level is dedicated to the three spacious bedrooms, including the primary suite, which boasts a luxurious ensuite and generous closet space. A large bonus room upstairs offer an amazing second space for families to gather together. Your laundry room is conveniently located on 2nd floor. This home has tons of upgrades - Upgraded LVP, quartz counter tops, upgraded backsplash, cabinetry, upgraded doors/washroom hardware & lighting, upgraded zebra blinds on main and upper floor( Room Darkening). This home is fully fenced, situated on a corner lot for lots of extra privacy (neighbors on one side only) & extra parking. Multiple commercial establishments such as Tim Hortons, daycare, dental clinic, gas station, restaurants, pharmacy, liquor store, optometry clinic, and fitness center nearby. This home offers everything you need for a comfortable and convenient lifestyle. Don't miss out on the opportunity to buy this home and live and incredible lifestyle.